



A. U.S. DEPARTMENT OF HOUSING & URBAN DEVELOPMENT SETTLEMENT STATEMENT		B. TYPE OF LOAN:																																																																																																																																																																																																																																																																																																										
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		6. FILE NUMBER: 241444.00			7. LOAN NUMBER:																																																																																																																																																																																																																																																																																																							
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D. NAME AND ADDRESS OF BUYER: Lori A. Pescatore and John L. Schimmel 1047 Links Road Myrtle Beach, SC 29575		E. NAME AND ADDRESS OF SELLER: Double J. Farms, LLC 4277 Joyner Swamp Road Galivants Ferry, SC 29544		F. NAME AND ADDRESS OF LENDER: CASH																																																																																																																																																																																																																																																																																																								
G. PROPERTY LOCATION: TBD Curve Road Gresham, SC 29546 Marion County, South Carolina TMS#1550000011000 & TMS#1550000016000		H. SETTLEMENT AGENT: 57-0686011 Thompson & Henry, P.A. PLACE OF SETTLEMENT 1300 Second Avenue, 3rd Floor Conway, SC 29526			I. SETTLEMENT DATE: December 12, 2017																																																																																																																																																																																																																																																																																																							
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The undersigned hereby acknowledge receipt of a completed copy of pages 1&2 of this statement & any attachments referred to herein.

Buyer

Lori A. Pescatore
 Lori A. Pescatore
 1047 Links Road

Seller

Double J. Farms, LLC

BY: _____

L. SETTLEMENT CHARGES

700. TOTAL COMMISSION Based on Price		\$ 137,000.00 @ 10.0000 %	13,700.00		
<i>Division of Commission (line 700) as Follows:</i>					
701. \$ 6,850.00	to Burrough & Company, LLC			PAID FROM BUYER'S FUNDS AT SETTLEMENT	PAID FROM SELLER'S FUNDS AT SETTLEMENT
702. \$ 6,850.00	to Century 21 McAlpine				
703. Commission Paid at Settlement					13,700.00
704.	to				
800. ITEMS PAYABLE IN CONNECTION WITH LOAN					
801. Loan Origination Fee	% to				
802. Loan Discount	% to				
803. Appraisal Fee	to				
804. Credit Report	to				
805. Lender's Inspection Fee	to				
806. Mortgage Ins. App. Fee	to				
807. Assumption Fee	to				
808.					
809.					
810.					
811.					
900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE					
901. Interest From	to @ \$	/day (days %)			
902. MIP Totlins. for LifeOfLoan	for months to				
903. Hazard Insurance Premium for	1.0 years to				
904.					
905.					
1000. RESERVES DEPOSITED WITH LENDER					
1001. Hazard Insurance	months @ \$	per month			
1002. Mortgage Insurance	months @ \$	per month			
1003. County Taxes	months @ \$	per month			
1004. County Taxes	months @ \$	per month			
1005. Assessments	months @ \$	per month			
1006.	months @ \$	per month			
1007.	months @ \$	per month			
1008.	months @ \$	per month			
1100. TITLE CHARGES					
1101. Settlement or Closing Fee	to				
1102. Abstract or Title Search	to TA Title Services		358.00		
1103. Fedex Overnight	to Thompson & Henry, P.A.		35.00		35.00
1104. Title Insurance Binder	to T & H Title Agency, Inc.		125.00		
1105. File Storage Fee	to Stevens & Stevens		35.00		
1106. Administrative Fee	to Thompson & Henry, P.A.		50.00		
1107. Attorney's Fees	to Thompson & Henry, P.A.		750.00		
<i>(includes above item numbers:)</i>					
1108. Title Insurance	to		407.70		
\$163.08 to Chicago Title Insurance Company-SC2271, \$244.62 to T & H Title Agency					
<i>(includes above item numbers:)</i>					
1109. Lender's Coverage	\$				
1110. Owner's Coverage	\$ 137,000.00	407.70			
1111. Attorney Fee	to Hedgepath Law Firm				350.00
1112. Administrative Fee	to Hedgepath Law Firm				50.00
1113.					
1200. GOVERNMENT RECORDING AND TRANSFER CHARGES					
1201. Recording Fees: Deed \$ 10.00; Mortgage \$		Releases \$			10.00
1202. City/County Tax/Stamp: Deed		Mortgage			
1203. State Tax/Stamp: Revenue Stamps	506.90; Mortgage				506.90
1204. Plat recording	Marion County Register of Deeds	\$10.00 POC			
1205. Partial Releases (2)	to Marion County Register of Deeds	\$7.00 each			14.00
1300. ADDITIONAL SETTLEMENT CHARGES					
1301. Survey	to Crescent Moon Land Surveying, Inc.		7,500.00		
1302. Pest Inspection	to				
1303.					
1304.					
1305.					
1400. TOTAL SETTLEMENT CHARGES (Enter on Lines 103, Section J and 502, Section K)				9,260.70	14,665.90

By signing page 1 of this statement, the signatories acknowledge receipt of a completed copy of page 2 of this two page statement.

Colleen F. Doyle
Thompson & Henry, P.A., Settlement Agent

Certified to be a true copy.

A. U.S. DEPARTMENT OF HOUSING & URBAN DEVELOPMENT SETTLEMENT STATEMENT		B. TYPE OF LOAN: 1. <input type="checkbox"/> FHA 2. <input type="checkbox"/> FmHA 3. <input type="checkbox"/> CONV. UNINS. 4. <input type="checkbox"/> VA 5. <input type="checkbox"/> CONV. INS. 6. FILE NUMBER: 241444.00 7. LOAN NUMBER: _____ 8. MORTGAGE INS CASE NUMBER: _____	
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I. SETTLEMENT DATE: December 12, 2017			

J. SUMMARY OF BUYER'S TRANSACTION	K. SUMMARY OF SELLER'S TRANSACTION
100. GROSS AMOUNT DUE FROM BUYER: 101. Contract Sales Price 137,000.00 102. Personal Property 103. Settlement Charges to Buyer (Line 1400) 9,260.70 104. 105. <i>Adjustments For Items Paid By Seller in advance</i> 106. County Taxes 12/13/17 to 01/01/18 6.33 107. County Taxes 12/13/17 to 01/01/18 8.78 108. Assessments to 109. 110. 111. refund of plat recording fees 10.00 112. 120. GROSS AMOUNT DUE FROM BUYER 146,285.81 200. AMOUNTS PAID BY OR IN BEHALF OF BUYER: 201. Deposit or earnest money 1,000.00 202. Principal Amount of New Loan(s) 203. Existing loan(s) taken subject to 204. 205. 206. 207. 208. 209. <i>Adjustments For Items Unpaid By Seller</i> 210. County Taxes to 211. County Taxes to 212. Assessments to 213. 214. 215. 216. 217. 218. 219. 220. TOTAL PAID BY/FOR BUYER 1,000.00 300. CASH AT SETTLEMENT FROM/TO BUYER: 301. Gross Amount Due From Buyer (Line 120) 146,285.81 302. Less Amount Paid By/For Buyer (Line 220) (1,000.00) 303. CASH (X FROM) (TO) BUYER 145,285.81	400. GROSS AMOUNT DUE TO SELLER: 401. Contract Sales Price 137,000.00 402. Personal Property 403. 404. 405. <i>Adjustments For Items Paid By Seller in advance</i> 406. County Taxes to 407. County Taxes to 408. Assessments to 409. 410. 411. refund of plat recording fees 10.00 412. 420. GROSS AMOUNT DUE TO SELLER 137,010.00 500. REDUCTIONS IN AMOUNT DUE TO SELLER: 501. Excess Deposit (See Instructions) 502. Settlement Charges to Seller (Line 1400) 14,665.90 503. Existing loan(s) taken subject to 504. Payoff of first Mortgage to Arbor One 122,068.96 505. Payoff of second Mortgage 506. 507. (Deposit disb. as proceeds) 508. 509. <i>Adjustments For Items Unpaid By Seller</i> 510. County Taxes 01/01/17 to 12/13/17 115.34 511. County Taxes 01/01/17 to 12/13/17 159.80 512. Assessments to 513. 514. 515. 516. 517. 518. 519. 520. TOTAL REDUCTION AMOUNT DUE SELLER 137,010.00 600. CASH AT SETTLEMENT TO/FROM SELLER: 601. Gross Amount Due To Seller (Line 420) 137,010.00 602. Less Reductions Due Seller (Line 520) (137,010.00) 603. CASH (TO) (FROM) SELLER 0.00

The undersigned hereby acknowledge receipt of a completed copy of pages 1&2 of this statement & any attachments referred to herein.

Buyer

Lori A. Pescatore

John L. Schimmel

Seller

Double J. Farms, LLC

BY: Cornie J. Handwick

L. SETTLEMENT CHARGES							
700. TOTAL COMMISSION Based on Price		\$	137,000.00 @ 10.0000 %	13,700.00			
Division of Commission (line 700) as Follows:							
701. \$ 6,850.00	to	Burrough & Company, LLC				PAID FROM BUYER'S FUNDS AT SETTLEMENT	PAID FROM SELLER'S FUNDS AT SETTLEMENT
702. \$ 6,850.00	to	Century 21 McAlpine					
703. Commission Paid at Settlement							13,700.00
704.		to					
800. ITEMS PAYABLE IN CONNECTION WITH LOAN							
801. Loan Origination Fee	%	to					
802. Loan Discount	%	to					
803. Appraisal Fee		to					
804. Credit Report		to					
805. Lender's Inspection Fee		to					
806. Mortgage Ins. App. Fee		to					
807. Assumption Fee		to					
808.							
809.							
810.							
811.							
900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE							
901. Interest From	to	@ \$	/day (days %)				
902. MiP Totlins. for LifeOfLoan	for	months to					
903. Hazard Insurance Premium for		1.0 years to					
904.							
905.							
1000. RESERVES DEPOSITED WITH LENDER							
1001. Hazard Insurance		months @ \$	per month				
1002. Mortgage Insurance		months @ \$	per month				
1003. County Taxes		months @ \$	per month				
1004. County Taxes		months @ \$	per month				
1005. Assessments		months @ \$	per month				
1006.		months @ \$	per month				
1007.		months @ \$	per month				
1008.		months @ \$	per month				
1100. TITLE CHARGES							
1101. Settlement or Closing Fee		to					
1102. Abstract or Title Search		to TA Title Services			358.00		
1103. Fedex Overnight		to Thompson & Henry, P.A.			35.00		35.00
1104. Title Insurance Binder		to T & H Title Agency, Inc.			125.00		
1105. File Storage Fee		to Stevens & Stevens			35.00		
1106. Administrative Fee		to Thompson & Henry, P.A.			50.00		
1107. Attorney's Fees		to Thompson & Henry, P.A.			750.00		
(includes above item numbers:)							
1108. Title Insurance		to			407.70		
\$163.08 to Chicago Title Insurance Company-SC2271, \$244.62 to T & H Title Agency							
(includes above item numbers:)							
1109. Lender's Coverage	\$						
1110. Owner's Coverage	\$	137,000.00		407.70			
1111. Attorney Fee		to Hedgepath Law Firm					350.00
1112. Administrative Fee		to Hedgepath Law Firm					50.00
1113.							
1200. GOVERNMENT RECORDING AND TRANSFER CHARGES							
1201. Recording Fees: Deed \$	10.00; Mortgage \$			Releases \$			10.00
1202. City/County Tax/Stamps: Deed				Mortgage			
1203. State Tax/Stamps: Revenue Stamps	506.90; Mortgage						506.90
1204. Plat recording	Marion County Register of Deeds			\$10.00 POC			
1205. Partial Releases (2)	to Marion County Register of Deeds			\$7.00 each			14.00
1300. ADDITIONAL SETTLEMENT CHARGES							
1301. Survey	to Crescent Moon Land Surveying, Inc.				7,500.00		
1302. Pest Inspection	to						
1303.							
1304.							
1305.							
1400. TOTAL SETTLEMENT CHARGES (Enter on Lines 103, Section J and 502, Section K)						9,260.70	14,665.90

By signing page 1 of this statement, the signatories acknowledge receipt of a completed copy of page 2 of this two page statement.

Thompson & Henry, P.A., Settlement Agent

Certified to be a true copy.